

ORDINANCE NO. R- 2016-06 TAX CODE(S) 82-06-33-017-073.017-027

AN ORDINANCE TO REZONE CERTAIN REAL ESTATE IN THE CITY OF EVANSVILLE, STATE OF INDIANA, MORE COMMONLY KNOWN AS 1931 S. WEINBACH AVENUE, EVANSVILLE, IN 47714
(Here insert common address)

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF EVANSVILLE, INDIANA, AS FOLLOWS, TO WIT:

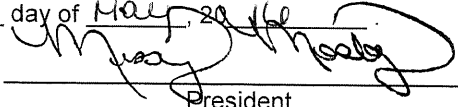
Section 1: That Ordinance no. G-82-51, being the Municipal Code of the City of Evansville, Indiana, 1982, and more particularly Title XV, Chapter 153, by making certain changes in Atlas 1, which is made part of said section with respect to the following described real estate located in the City of Evansville, Vanderburgh County, State of Indiana:

SEE ATTACHED LEGAL DESCRIPTION

by changing the zoning classification of the above-described real estate from C-4 to C-2, and said real estate is hereby so rezoned and reclassified.

Section 2. The Director of the Area Plan Commission of Evansville and Vanderburgh County is hereby authorized and directed, upon the enactment and approval of this ordinance, to cause the change to be made on said Atlas 1 as set out in Section 1 of this Ordinance, and to make notation in ink thereon of reference to the number of this ordinance and the date of final publication of the amendatory ordinance after its passage and approval; however, failing to do so shall not invalidate this Ordinance.

Section 3. This ordinance shall be in full force and effect from and after its passage by the Common Council, its approval by the Mayor, and its publication as required by law, which publication is now ordered.

Passed by the Common Council of Evansville, Indiana, on this 9 day of May, 2016


President

ATTEST:

Gaura Wiedhorst

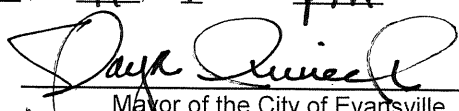
City Clerk

Presented to me, the undersigned, City Clerk of the City of Evansville, Indiana, to the Mayor of said city, the 10 day of May, 2016.

Gaura Wiedhorst

City Clerk

Having examined the foregoing Ordinance, I do now, as Mayor of the City of Evansville, Indiana, approve said Ordinance, and return same to the City Clerk this 13 day of MAY, 2016, at 1 o'clock PM.



Mayor of the City of Evansville, Indiana

THIS INSTRUMENT PREPARED BY: CASH WAGNER & ASSOCIATES, PC
SCOTT BUEDEL

FILED

FEB 08 2016

Gaura Wiedhorst
CITY CLERK

Rezoning Description
Area to be Rezoned from C-4 to C-2

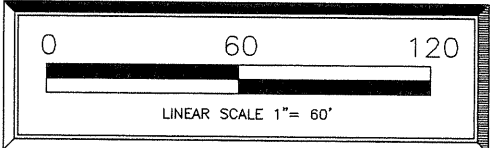
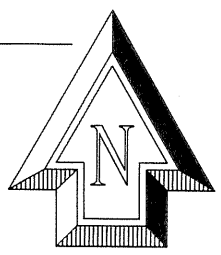
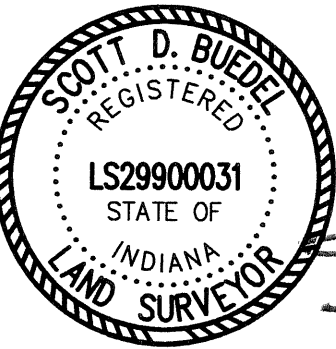
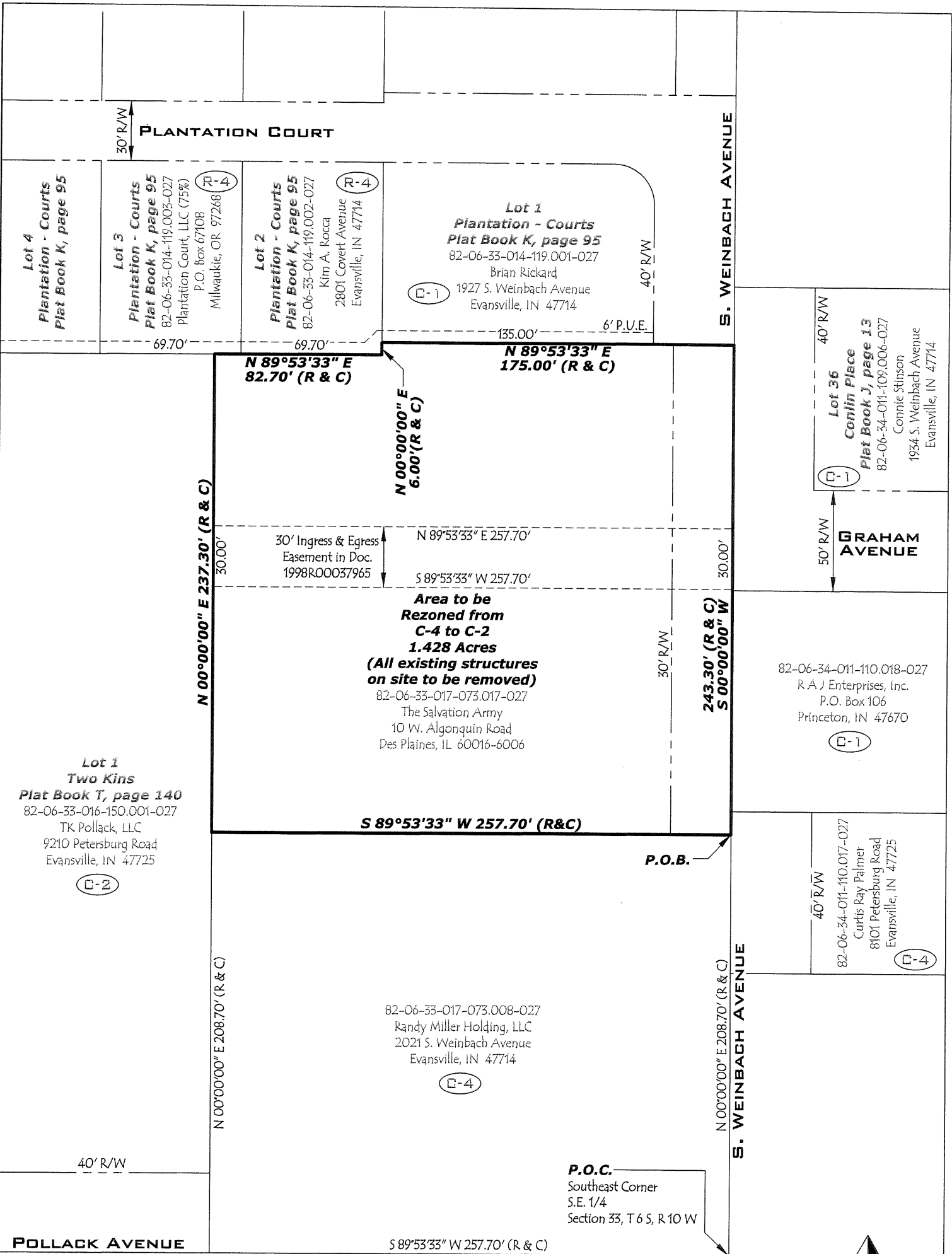
Part of the Southeast Quarter of Section 33, Township 6 South, Range 10 West in Knight Township, Vanderburgh County, Indiana and being more particularly described as follows:

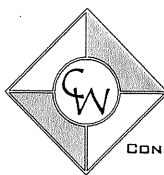
Commencing at the Southeast Corner of the Southeast Quarter of said Section 33; thence along the east line of said Quarter Section, North 00 degrees 00 minutes 00 seconds East 208.70 feet to the point of beginning; thence parallel with the south line of said Quarter Section, South 89 degrees 53 minutes 33 seconds West 257.70 feet; thence parallel with the east line of said Quarter Section, North 00 degrees 00 minutes 00 seconds East 237.30 feet; thence parallel with the south line of said Quarter Section, North 89 degrees 53 minutes 33 seconds East 82.70 feet; thence parallel with the east line of said Quarter Section, North 00 degrees 00 minutes 00 seconds East 6.00 feet; thence parallel with the south line of said Quarter Section, North 89 degrees 53 minutes 33 seconds East 175.00 feet to a point on the east line of said Quarter Section; thence along the east line of said Quarter Section, South 00 degrees 00 minutes 00 seconds West 243.30 feet to the point of beginning and containing a gross area of 1.428 acres, more or less.

Subject to a 30-foot right-of-way for Weinbach Avenue off the east side thereof.

Also, subject to a 30-foot ingress and egress easement as described in Document 1998R00037965 in the Office of the Recorder of Vanderburgh County, Indiana.

Also, subject to all other easements, rights-of-ways, and restrictions of record.



PROJECT NO.: 16-2335	CLIENT: THE SALVATION ARMY		CASH WAGGNER & ASSOCIATES CONSULTING ENGINEERS • LAND SURVEYORS WWW.CASHWAGGNER.COM	414 CITADEL CIRCLE SUITE B EVANSVILLE, IN 47715 PH: 812.401-5561 FAX: 812.401-5563
DRAWN BY: BUEDEL	REZONING EXHIBIT			
FILENAME: 2335 REZONING	PART OF THE S.E. 1/4			
SCALE: 1" = 60'	SECTION 33, T 6 S, R 10 W			
DATE: 2/1/2016	1931 S. WEINBACH AVENUE EVANSVILLE, IN 47714			

VERIFIED PETITION FOR REZONING

2016-4

-PC

ORDINANCE NO. R-2016-06COUNCIL DISTRICT: WARD 4- CONSTANCE ROBINSON

PETITIONER THE SALVATION ARMY PHONE _____
ADDRESS 10 W. ALCONQUIN ROAD, DES PLAINES, IL ZIP CODE 60016-6006
OWNER OF RECORD THE SALVATION ARMY PHONE _____
ADDRESS 10 W. ALCONQUIN ROAD, DES PLAINES, IL ZIP CODE 60016-6006

1. Petition is hereby made for the amendment of the "Zoning Maps" of the Area Plan Commission of Evansville and Vanderburgh County, pursuant to the Indiana Code and the Municipal Code of Evansville.
2. Premises affected are on the WEST side of S. WEINBACH a distance of 209 feet NORTH (N.S.E.W.) of the corner formed by the intersection of POULACK AVE and S. WEINBACH AVE.
Registered Neighborhood Association (If applicable) NA

LEGAL DESCRIPTION:

SUBDIVISION NA BLOCK NA LOT NO. NA
(where applicable - if not in a subdivision, insert legal here or attach to ordinance)

3. The commonly known address is 1931 S. WEINBACH AVENUE
4. The real estate is located in the Zone District designated as C-4
5. The requested change is to (Zone District) C-2
6. Present existing land use is COMMERCIAL
7. The proposed land use is MULTI-FAMILY RESIDENTIAL
8. Utilities provided: (check all that apply)
City Water ☒ Electric ☒ Gas ☒ Storm Sewer ☒
Sewer: Private _____ Public _____ Septic _____
9. All attachments are adopted by reference.
10. The owner, or attorney for the owner, hereby certifies that the owner of record shown above owns 50% or more of the area of the above described real estate. I affirm under the penalties for perjury that the foregoing representations are true.

(REQUIRED) Signatures:

DATE 2/4/2016 PETITIONER _____
(when signed) PRINTED NAME _____ Bramwell E. Higgins
Secretary

DATE 2/4/2016 OWNER OF RECORD _____
(when signed) PRINTED NAME _____ Bramwell E. Higgins
Secretary

REPRESENTATIVE FOR PETITIONER
(Optional)

NAME CASH WAGGNER & ASSOCIATES, PC
ADDRESS/ZIP 414 CITADEL CIRCLE, SUITE B
PHONE 812-401-5561

FILED

FEB 08 2016

Anna Winder
CITY CLERK

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SWEETSER AVE

CONLIN AVE

R-2

CO-2

S WEINBACH AVE

HELMUTH CT

R-4

PLANTATION CT

REZONE C-4 TO C-2

GRAHAM AVE

COLTS LN

C-2

C-1

ACES LN

IRISH LN

POLLACK AVE

R-1

C-4

MARGYBETH AVE